



## **MINUTES OF THE WINGHAM BUSINESS IMPROVEMENT AREA GENERAL MEETING**

**Date:** January 16, 2025

**Time:** 6:30 pm

**Location:** North Huron Wescast Community Centre – Hot Stove Lounge

**Call to Order:** 6:30 pm

**General Discussion:** None

**Motion to Adjourn General Meeting:**

Moved By: Doug Kuyvenhoven

Seconded By: Mitch Wright

**CARRIED**

**Adjournment:** 6:30pm

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## **MINUTES OF THE WINGHAM BUSINESS IMPROVEMENT AREA BOARD MEETING**

**Date:** Jan. 16, 2025

**Time:** 6:31 pm

**Location:** North Huron Wescast Community Centre – Hot Stove Lounge

**Members Present:**

Dave Tiffin, Chair

Mitch Wright, Council Representative/Vice Chair

Doug Kuyvenhoven, Treasurer

Ryan Fergusson

Amanda Martyn, Secretary

**Regrets:**

Joey Havers, Jim Snyder, Mitchell Pyke

**Others Present:**

Paul Heffer

**1. CALL TO ORDER:** 6:31pm

**2. CONFIRMATION OF THE AGENDA**

**Moved By:** Ryan Fergusson

**Seconded By:** Doug Kuyvenhoven

THAT the Wingham BIA Board hereby accept the Agenda as presented for the January 16, 2025, meeting.

**CARRIED**

**3. DISCLOSURE OF PECUNIARY INTEREST** - None Noted

**4. MOTION TO RECEIVE MINUTES OF PRIOR MEETING**

**Moved By:** Doug Kuyvenhoven

**Seconded By:** Mitch Wright

THAT the Wingham BIA Board hereby adopts the minutes of the December 19, 2024 meeting, as presented.

-correction required on the name spelling of Ashley Vander Velden

**CARRIED**

**5. PUBLIC MEETINGS/DELEGATIONS** – None Noted

**6. BUSINESS ARISING** – None noted at this time, some follow up is still ongoing

**7. CHAIR REPORT**

Chair Tiffin provided a brief update on the following items:

-the continuation with Huron County roundtable meetings, there will not be one in January but will be one in February

-attending OBIA calls on Tuesdays

-waiting response from Huron County regarding the stoplight timing for crosswalk at Victoria and Josephine

-visited Wingham's new business: The Candy Corner

**8. FINANCIAL REPORT**

**Motion to Accept:** Mitch Wright

**Seconded By:** Ryan Fergusson

Full report sent out by email from Doug including comparison of balance sheet from previous year for comparison and proposed budget for 2025 (more to come on budget below). Balance sheet is still looking good. \$77,000.00 in the bank with about \$23,400 as BIA Bucks. Invoices have been sent out to remind people that were late on payments, and some payments have been made since via eTransfer. BIA Buck process is operating smoothly. Plan in place with Libro and involves eTransfers. It does charge \$1.50 for each eTransfer but saving money on stamps, envelopes and cheques. Income at about \$28,000 and expenses at \$27,680 (+\$370) however we were able to avoid bringing a bunch of money back from reserves. We also have not received the RED Grant \$7000.00 yet, but it is expected to come in 2025. We underspent on lights and repairs, BIA advertising did not fully

get spent, and we did not move forward with the \$35,000 set aside for mainstreet security cameras.

Other income and expense comparisons include \$9775.00/\$9135.00 on the retail promotional revenue (note this is separate from the BIA Buck Retail Promotion Support), and Curb Appeal revenues are slightly below the bill of expense which is partly due to the switch to Greyhaven Gardens for our greenery, one bad debt, and bank charges. Still positive overall on total for other income to other expense.

Cheques written – none at this time

**CARRIED**

## **9. NORTH HURON COUNCIL REPORT**

a. Councillor Wright provided an update from North Huron Council as follows:

- They have had Q4 reports from all the departments, these are online for viewing and have great information about everything going on for example, fire department training (specialty training)

- Staff are behind on budget preparation (trying not to recreate any past issues) but possibly looking at a 5-10% increase. In comparison to some townships, some have 56% increases proposed. A few added expenses for example include an issue in Blyth. There are temporary sand filters that need to be installed at \$50,000-\$75,000 per month, with a total cost of \$3 million to replace.

- Billing for water changed to flat rate as of January 1st 2025. It was going to cost \$3 million to replace the water meters in town and the flat rate is less work from a billing perspective.

- In regards to the theatre, they meeting yesterday covered the willingness to entertain the changes that the Concert Factory want to make in the agreement, for example, the selling of food and alcohol. The bathrooms are still a bit of concern. The expectation on timing is mid-February to have the response back for the council's second February meeting. There is a ton of interest right now in booking the hall.

- The Driftscape tourism project from last summer, Mitch has nothing to report on this at this time. A request was made to follow up on the progress of this and what, if anything, the BIA can do to push this forward - Paul Heffer is to follow up.

- The search for a new CAO is ongoing, the position is open for applicants until the end of January.

## **10. COMMITTEE REPORTS**

### **a. Retail**

Nothing to report.

### **b. Curb Appeal**

Noah's Pizza is onboard with CIP grant. Doug noted that he has a team of painters that are ready to go. Some plans include: Cornerstone Pizza painting its front, McDonagh Insurance

is looking at painting their door and railing, The Gift Chest is on board with painting their front façade. Doug is planning to continue up the main street. With this, the business owner provides the paint and the team paints. Other projects include reaching out to Pioneer to cover their concrete piers, adding some grasses and shrubs to the LED sign. Doug has been unable to get in contact with the new owners of McTavish's. Doug has also asked that we keep an eye on old Ideal Supply location and that if we see activity there we would like to get contact information for the owner so we can clean up that area. Doug has also not been able to contact the owner of the Stylette/New Orleans building regarding updates to their garbage dumpsters.

### **c. Projects Update**

Due to Township changes we do not want to contact Carson too much at this time. The video surveillance is still priority but it's on the backburner at this moment.

## **11. PROJECT IDEAS FOR 2025**

**a. Hydro Poles North of Train Station** – The quotes provided last month are reasonable and will be added into the 2025 budget plans.

**b. LED Sign** – Doug foresees no problem with obtaining the sign permit but is still waiting to hear back from the County. He is confident that we will be able to put the sign in though, which will require a legal easement with the Township for the land area. More on this to be discussed at budget as to whether we install it in 2025, or just place the footings.

**c. Historical Plaques**– These would be plaques for business fronts with brief history of the building. David Sparling said Blyth made theirs through Blyth Printing. Dave will stop in to get some pricing quotes. The historical society may want to get involved, and of course we would require permission from each of the property owners.

**d. EV Charging Station** – This is not considered a BIA project, but if the BIA can help out in any way we will. It is on the towns strategic plan as to where to put charging stations. Sepoy Wiring Ltd. will be working with Westario as Westario has plans to clean up the hydro poles between the old arena and the businesses on main street. This may be a good opportunity to reach out regarding setting the area up for future EV charging station needs.

**e. Renaming of the Park (Splashpad)** – The first step is getting a quote as to what something like this would cost. The BIA could look at applying for the Vance Fund grant but it may not qualify based on the grant terms and conditions. Dave is going to mention it at next meeting to see if Vance Fund will float the cost in honour of the Leland and Thora Vance. The location of the park is also not on the mainstreet, so whether or not the BIA would support financially is questionable. Step one is calculating the cost of the project as council has already given the okay to rename.

## **12. ANNUAL GENERAL MEETING 2025**

### **a. Date and Time**

-Thursday February 20th 2025, 7:00pm, registration starting at 6:40pm

### **b. Location**

- Columbus Centre Lounge

**c. Budget Discussion**

Doug has sent out the proposed budget for review. BIA is trying to look for options to raise the net income for 2025 by \$8,800. This shortfall of \$8,800 would be in regards to actually install the new LED sign next year. Doug will reach out to Cox Signs Ltd. to see if there is some solution to defer payment and/or take installment payments. There is also the consideration of put the sign up in 2025 and not completing the pavement until 2026. Action item: Doug will look into options for turning on and off the existing LED sign at certain time periods as this will have a cost savings.

**d. Agenda**

- starting at 7:00, call to order & welcome
- approval of the 2024 minutes
- treasurer budget 2025
- goals for 2025
- BIA Awards

**f. Finalize Awards Discussion**

- Volunteer of the Year – Heidi & Joe Carter
- Civic Improvement – Stapleton Interiors (encouraging accessibility with their front entrance), Frosty Queen (façade)-
- New Businesses – Candy Corner, I Want That Bag

**13. OTHER BUSINESS**

-A copy of the draft budget, agenda, last years minutes and financial statements needs to go to Chair Tiffin. Dave will add a link to the website to access these, and then the BIA will then get a letter out to property owners.

-Teenie Tiny Tots Children’s Shop is moving to the former Phamasave location. This will provide a higher traffic area and more space for the store.

**14. CLOSED SESSION (IF REQUIRED)**

None

**15. ADJOURNMENT**

**Moved By: Ryan Fergusson**  
**Seconded By: Doug Kuyvenhoven**

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THAT the Wingham BIA Board agrees that there being no further business before the Board, the meeting adjourn at 7:40pm.

**CARRIED**

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Chair

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Secretary